

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

Your petition has been received and accepted for filing this
15th day of September, 1992.

Received By:
ARNOLD JABLON
DIRECTOR

Received By:
W. Carl Richards, Jr.
Chairman,
Zoning Plans Advisory Committee

Petitioner: Kurt D. Zumwalt, et ux
Petitioner's Attorney:

RECEIVED
OCT 5 1992
ZONING OFFICE

DPW/Developers Engineering Division (Public Services)
Development Review Committee Response Form
Authorized signature: *David A. Ramsey* Date: 10/5/92

Project Name: Stonegate at Patapsco (Azeal Property)
File Number: 90476 Waiver Number: Zoning Issue: Meeting Date: 6-1-92
ZON DED TE (Waiting for developer to submit plans first)

COUNT 1

Austin F. and Estelle R. Weber	102	9-28-92	Comment
DED DEPRM RP STP TE			
✓ Franklin Ray and Ann Mae Sumpter	103		NC
DED DEPRM RP STP TE			
✓ Richard A. Robert T. and Emily C. Baker	104		NC
DED DEPRM RP STP TE			
✓ Michael J. and Lori Greco	105		NC
DED DEPRM RP STP TE			
Sudbrook Associates	106		Comment
DED DEPRM RP STP TE			
✓ Philip M. and Sandra L. Cowett	108		NC
DED DEPRM RP STP TE			
Gaetano Platania	91		Comment
DED DEPRM RP STP TE			
✓ Kurt D. and Denise E. Zumwalt			NC
DED DEPRM RP STP TE			

COUNT 8
FINAL TOTALS
COUNT 9
*** END OF REPORT ***

RECEIVED
OCT 5 1992
ZONING OFFICE

SHA Maryland Department of Transportation
State Highway Administration

O. James Lighthizer
Secretary
Hal Kassoff
Administrator

Ms. Julie Winiarski
Zoning Administration and
Development Management
County Office Building
Room 109
111 W. Chesapeake Avenue
Towson, Maryland 21204

Re: Baltimore County
Item No.: # 92 (JLL)

Dear Ms. Winiarski:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not effected by any State Highway Administration projects.

Please contact David Ramsey at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,
David A. Ramsey
John Contestabile, Chief
Engineering Access Permits
Division

My telephone number is 383-7555
Teletypewriter for Impaired Hearing or Speech
383-7555 Baltimore Metro - 565-0451 D.C. Metro - 1-800-492-5882 Statewide Toll Free
707 North Calvert St., Baltimore, Maryland 21203-0717

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and
Development Management

DATE: September 30, 1992

FROM: Ervin M. Daniel, Chief
Office of Planning and Zoning
Development Review Section

SUBJECT: Petitions from Zoning Advisory Committee
September 28, 1992

The Office of Planning and Zoning has no comments on the following petitions:

Kurt and Denise Zumwalt, Item No. 92 ✓
Austin and Estelle Weber, Item No. 102 ✓
Franklin and Ann Mae Sumpter, Item No. 103 ✓
The Decker Group, Item No. 104 ✓
Michael and Lori Greco, Item No. 105 ✓

If there should be any further questions or if this office can provide additional information, please contact Francis Morsey in the Office of Planning at 887-3211.

Prepared by: *Francis Morsey*

Division Chief: *Francis Morsey*

RMCD/FM:rdn

ITEM92.105/ZAC1

RECEIVED
OCT 5 1992
ZONING OFFICE

DPW/Traffic Engineering
Development Review Committee Response Form
Authorized signature: *W. Carl Richards, Jr.* Date: 10/5/92

Project Name: Stonegate at Patapsco (Azeal Property)
File Number: 90476 Waiver Number: Zoning Issue: Meeting Date: 6-1-92
ZON DED TE (Waiting for developer to submit plans first)

COUNT 1

Austin F. and Estelle R. Weber	102	9-28-92	W/C
DED DEPRM RP STP TE			
Franklin Ray and Ann Mae Sumpter	103		W/C
DED DEPRM RP STP TE			
✓ Richard A. Robert T. and Emily C. Baker	104		N/C
DED DEPRM RP STP TE			
✓ Michael J. and Lori Greco	105		N/C
DED DEPRM RP STP TE			
Sudbrook Associates	106		MIT
DED DEPRM RP STP TE			
✓ Philip M. and Sandra L. Cowett	108		N/C
DED DEPRM RP STP TE			
Gaetano Platania	91		W/C
DED DEPRM RP STP TE			
✓ Kurt D. and Denise E. Zumwalt			N/C
DED DEPRM RP STP TE			

COUNT 8
Oliver Jones/Long Green Hotel
DEPRM RP STP TE
101
W/C

RECEIVED
OCT 5 1992
ZONING OFFICE

Department of Environmental Protection & Resource Management
Development Review Committee Response Form
Authorized signature: *W. Carl Richards, Jr.* Date: 10/5/92

Project Name: Stonegate at Patapsco (Azeal Property)
File Number: 90476 Waiver Number: Zoning Issue: Meeting Date: 6-1-92
ZON DED TE (Waiting for developer to submit plans first)

COUNT 4

Claude N. and Gee Gee Z. Pfeffer	96	8/14/92	improves
DEPRM			
COUNT 1			
Michael and Patricia Perholtz	71	8/31/92	improves
DEPRM			
COUNT 1			
✓ Austin F. and Estelle R. Weber	102	9-28-92	No Comments
DED DEPRM RP STP TE			
✓ Franklin Ray and Ann Mae Sumpter	103		No Comments
DED DEPRM RP STP TE			
✓ Richard A. Robert T. and Emily C. Baker	104		No Comments
DED DEPRM RP STP TE			
Michael J. and Lori Greco	105		improves
DED DEPRM RP STP TE			
Sudbrook Associates	106		improves
DED DEPRM RP STP TE			
✓ Philip M. and Sandra L. Cowett	108		No Comments
DED DEPRM RP STP TE			
Gaetano Platania	91		No Comments
DED DEPRM RP STP TE			
✓ Kurt D. and Denise E. Zumwalt	92		No Comments
DED DEPRM RP STP TE			

COUNT 8
RECEIVED
OCT 5 1992
ZONING OFFICE

Baltimore County Government
Fire Department

700 East Joppa Road Suite 901
Towson, MD 21204-5500

OCTOBER 19, 1992 (410) 887-4500

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204

RE: Property Owner: KURT D. ZUMWALT AND DENISE E. ZUMWALT
Location: #514 BOND AVENUE
Item No.: #92 (JLL) Zoning Agenda: SEPTEMBER 28, 1992

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 edition prior to occupancy.

REVIEWER: *Capt. Jerry J. Jaffer*
Planning Group
Special Inspection Division

JP/KER

Department of Recreation and Parks
Development Review Committee Response Form
Authorized signature: *W. Carl Richards, Jr.* Date: 10/5/92

Project Name: Stonegate at Patapsco (Azeal Property)
File Number: 90476 Waiver Number: Zoning Issue: Meeting Date: 6-1-92
ZON DED TE (Waiting for developer to submit plans first)

COUNT 1

Austin F. and Estelle R. Weber	102	9-28-92	No Comment
DED DEPRM RP STP TE			
✓ Franklin Ray and Ann Mae Sumpter	103		No Comment
DED DEPRM RP STP TE			
✓ Richard A. Robert T. and Emily C. Baker	104		No Comment
DED DEPRM RP STP TE			
✓ Michael J. and Lori Greco	105		No Comment
DED DEPRM RP STP TE			
Sudbrook Associates	106		No Comment
DED DEPRM RP STP TE			
✓ Philip M. and Sandra L. Cowett	108		No Comment
DED DEPRM RP STP TE			
Gaetano Platania	91		No Comment
DED DEPRM RP STP TE			
✓ Kurt D. and Denise E. Zumwalt	92		No Comment
DED DEPRM RP STP TE			

COUNT 8
RECEIVED
OCT 5 1992
ZONING OFFICE

111 West Chesapeake Avenue
Towson, MD 21204

SEPTEMBER 25, 1992

(410) 887-3353

Kurt D. Zumwalt and Denise E. Zumwalt
514 Bond Avenue
Reisterstown, Maryland 21136

Re: CASE NUMBER: 93-94-A
LOCATION: 1/2 Bond Avenue, 109' W of Central Avenue
514 Bond Avenue
4th Election District - 3rd Councilmanic

Dear Petitioner(s):

Please be advised that your Petition for Administrative Zoning variance has been assigned the above case number. Any contact made with this office should reference the case number. This letter also serves as a referee regarding the administrative process.

1) Your property will be posted on or before October 4, 1992. The closing date is October 19, 1992. The closing date is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. At that time, an Order will issue. This order may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.

2) In cases requiring public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), the property will be reported and notice of the hearing will appear in two local newspapers. Charges related to the reporting and advertising are payable by the petitioner(s).

3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$50.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW AND THE DECISION MAKING PROCESS. WHEN THE ORDER IS READY IT WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION PRIOR TO BEING MAILED TO YOU.

Lawrence E. Schmidt
Lawrence E. Schmidt

Zoning Commissioner, Baltimore County

Kurt & Denise Zumwalt
514 Bond Ave
Reisterstown, MD 21136

Dear Kurt & Denise:

I have reviewed the architectural drawings of the proposed (1) car garage addition to your home. Since it is based upon the builder's original plans and subsequently blends nicely within the community, I have no objection to the building of this addition.

Sincerely,

Raymond Batta
Raymond Batta

517 Central Ave
Reisterstown, MD 21136
July 31, 1992

Kurt & Denise Zumwalt
514 Bond Ave
Reisterstown, MD 21136

Dear Kurt & Denise:

I have reviewed the architectural drawings of the proposed (1) car garage addition to your home. Since it is based upon the builder's original plans and subsequently blends nicely within the community, I have no objection to the building of this addition.

Sincerely,

Greg Jan Schecterm
Greg Jan Schecterm

504 Central Avenue
Reisterstown, MD 21136
July 31, 1992

502 Central Avenue
Reisterstown, MD 21136
July 31, 1992

Kurt & Denise Zumwalt
514 Bond Ave
Reisterstown, MD 21136

Dear Kurt & Denise:

I have reviewed the architectural drawings of the proposed (1) car garage addition to your home. Since it is based upon the builder's original plans and subsequently blends nicely within the community, I have no objection to the building of this addition.

Sincerely,

Davidson
Davidson
502 Central Ave.
502 S.W.

512 Central Ave
Reisterstown, MD 21136
July 31, 1992

Kurt & Denise Zumwalt
514 Bond Ave
Reisterstown, MD 21136

Dear Kurt & Denise:

I have reviewed the architectural drawings of the proposed (1) car garage addition to your home. Since it is based upon the builder's original plans and subsequently blends nicely within the community, I have no objection to the building of this addition.

Sincerely,

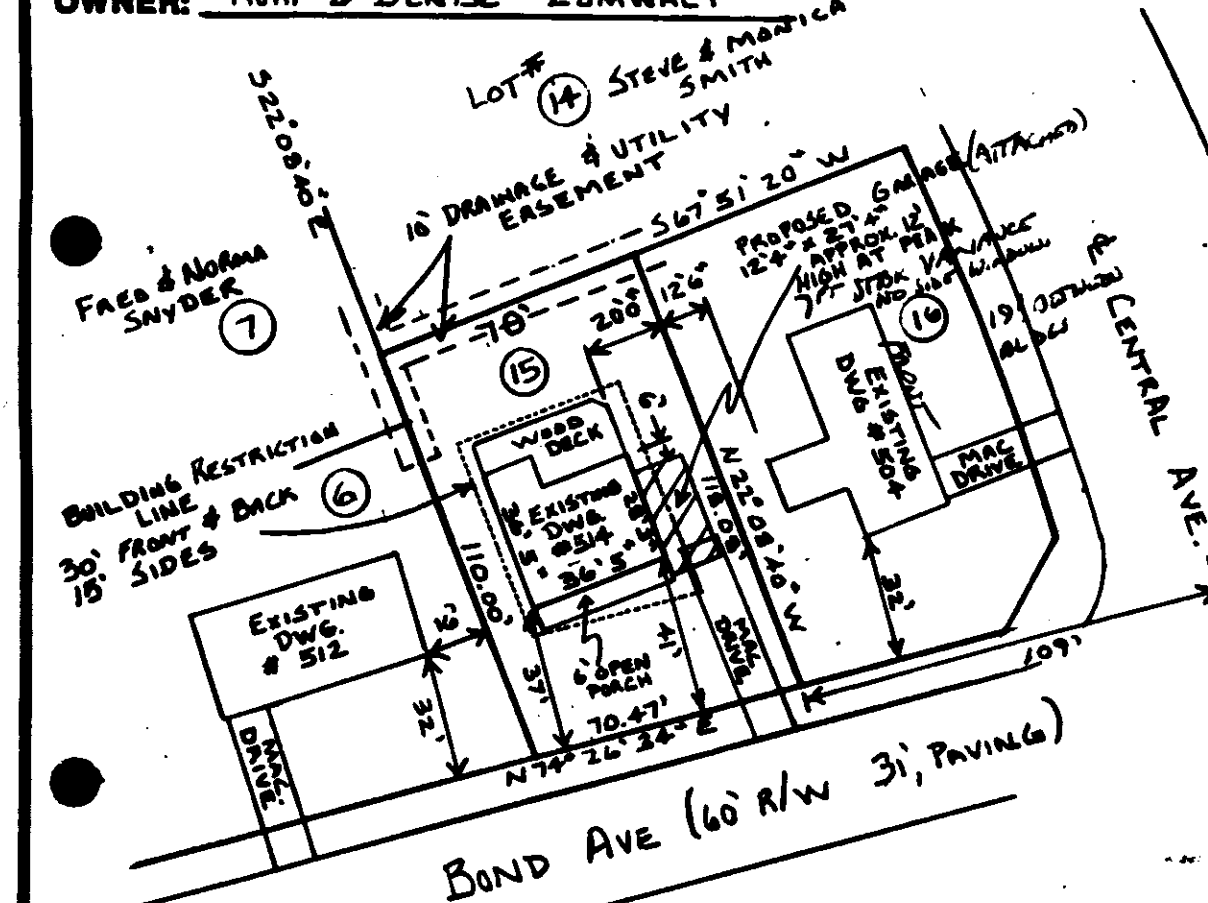
Louis Friedenberg
Louis Friedenberg

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 514 BOND AVENUE

Subdivision name: SAGAMORE VILLAGE
plot book 44, folios 12, 13, 14, 15, sections
E. N. K. 12

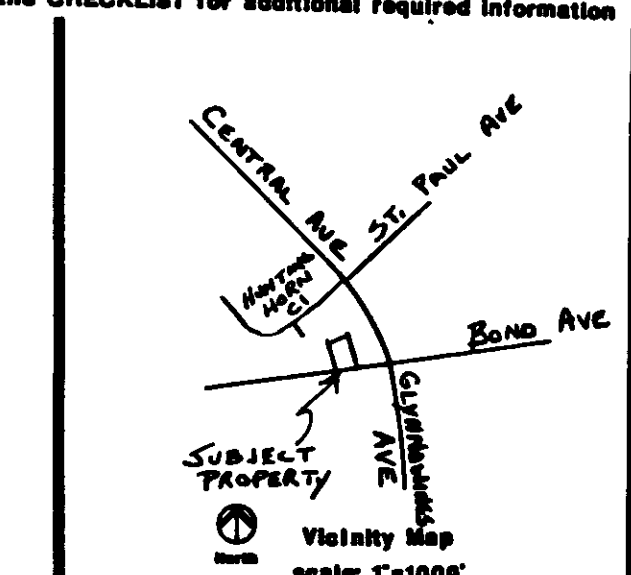
OWNER: KURT & DENISE ZUMWALT



93-94-A

North
date: 9-7-92
prepared by: CHALES Young Scale of Drawing: 1" = 50'

see pages 5 & 6 of the CHECKLIST for additional required information

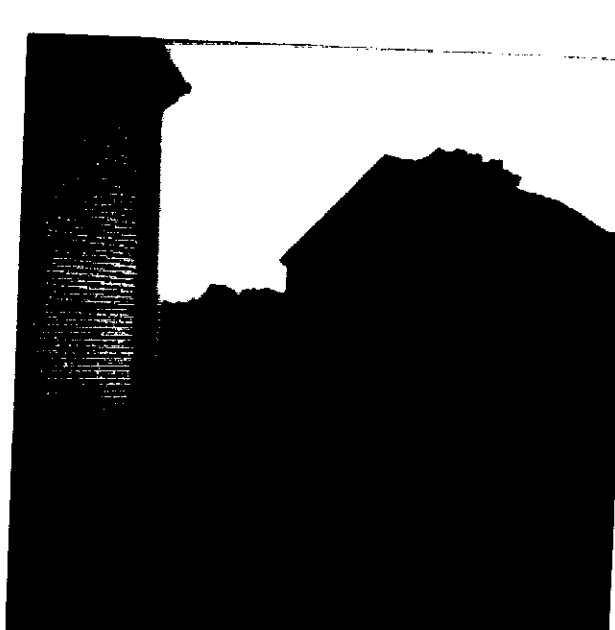


LOCATION INFORMATION

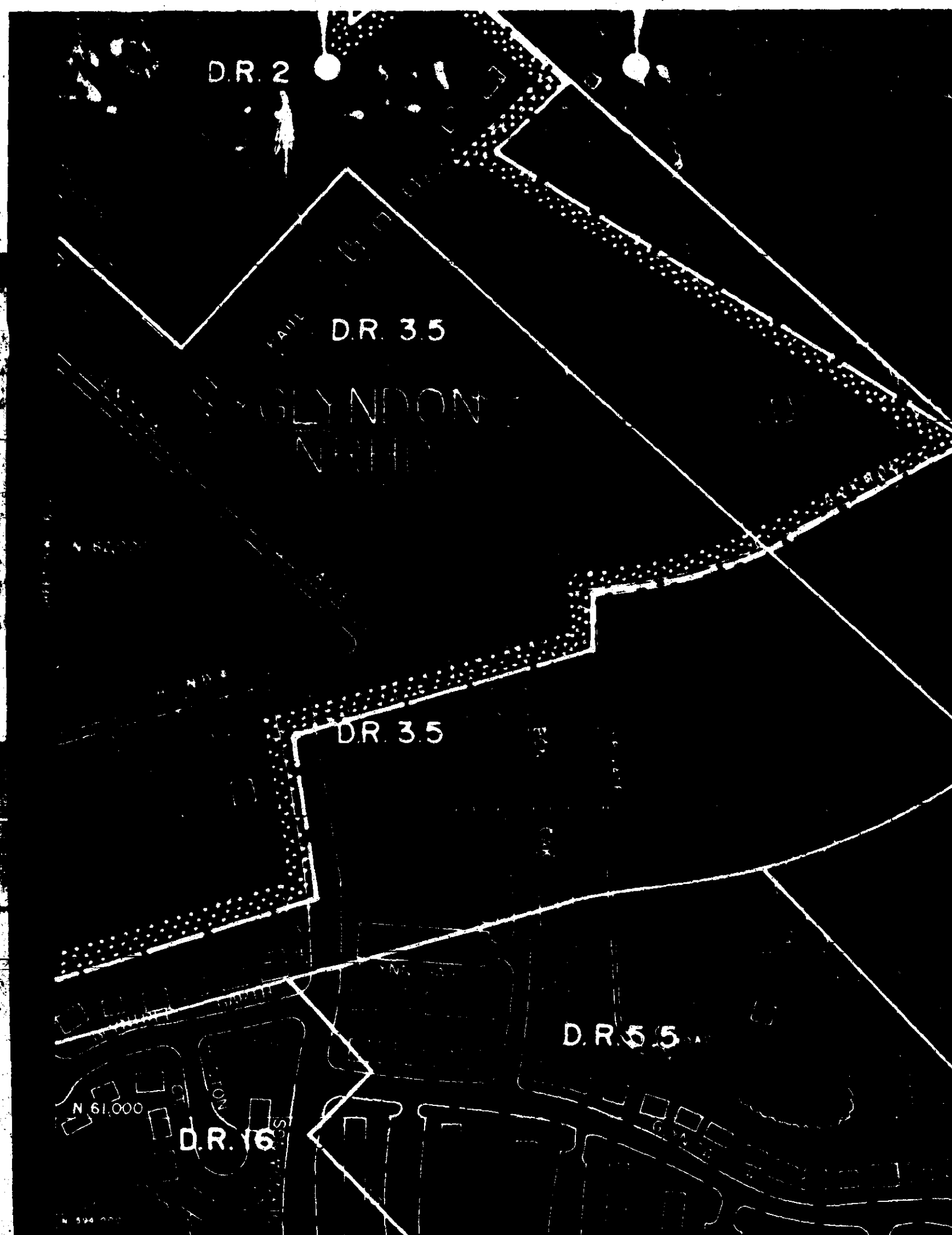
Councilmanic District: 3
Election District: 4
1"=200' scale map: NW 1/4-1
Zoning: D.R.-3.5
Lot size: 2.183 7971 square feet
BSEWER: ☒
WATER: ☒
Chesapeake Bay Critical Area: ☒
Prior Zoning Hearings: No

Zoning Office USE ONLY

reviewed by: ITEM #: CASE#:
92



93-94-A



BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING PHOTOGRAPHIC MAP

[illegible]